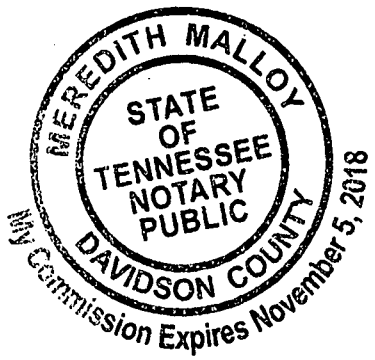


(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $376,500.00.

Affiant

Subscribed and sworn to before me, this 2nd day of June, 2017.

Notary Public

My commission expires: 11/5/18

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
311 12th Avenue South, Nashville, TN 37203

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Anna Malone and Chase Malone	Loandepot.com, LLC	118-10-0-135.00
3418 Springbrook Dr	26642 Towne Centre Drive	
Nashville, TN 37204	Foothill Ranch, CA 92610	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Frank P. Smith, III, and Caroline Dawson Smith FKA Caroline E. Dawson, husband and wife

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Anna Malone and Chase Malone, wife and husband

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 76 on the Plan of Pleasant Valley of record in Plat Book 1424, Page 63, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Frank P. Smith III, unmarried, and Caroline E. Dawson, unmarried, tenants in common with right of survivorship, by Warranty Deed from Ian A. Levitt, unmarried, of record as Instrument No. 20091202-0110394 in the Register's Office for Davidson County, Tennessee; the said Caroline E. Dawson having since married Frank P. Smith, III, and is now known as Caroline Dawson Smith.

This is improved property known as 3418 Springbrook Dr, Nashville, TN 37204.

BILL GARRETT, Davidson County
Trans:T20170051369 DEEDWARR
Recvd: 06/15/17 15:40 2 pgs
Fees:13.00 Taxes:1393.05
20170615-0060335

SP 11/2015

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on the Plan of record in Plat Book 1424, Page 63, in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the ~~2nd~~ 1st TRUE day of June, 2017.

Frank P. Smith, III

Caroline Dawson Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Frank P. Smith, III and Caroline Dawson Smith, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this ~~2nd~~ 1st TRUE day of June, 2017.

Notary Public

My Commission Expires: 8.4.20

THOMAS VORHOLT II
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

SolomonParks File No. 817077